PLR - Cadastre

The Cadastre of Public Law Restrictions on Land Ownership in the Canton of Zürich
1. Definition
2. The Zürich solution
3. Challenges
4. Outlook
Boundary Conditions

Per Mausklick zu den ÖREB-Informationen
Übersicht über die kantonalen ÖREB-Katasterportale
Stand: 09.04.2014
What are PLR’s (Public Law Restrictions)?

- **Conditions** laid down by the authorities
- Limitations/restrictions for landowners
- Defined by **spatial planning** activities
- Related to factors of the **physical world**
- Protect **public interests**
- Have a **spatial extent**

- ≠ Private Law: rights and obligations
  → Land Register
The "Swiss PLR"

- **Spatial planning**
  - Land-use planning (cantonal / municipal)

- **Motorways**
  - Project planning zones for motorways
  - Building lines for motorways

- **Railways**
  - Project planning zones for railways
  - Building lines for railways

- **Airports**
  - Project planning zones for airports
  - Building lines for airports
  - Security zone plan

- **Contaminated sites**
  - Register of contaminated sites
  - ... military sites
  - ... at civil airfields
  - ... public transport sites

- **Groundwater protection**
  - Groundwater protection zones
  - Groundwater protection area

- **Noise**
  - Noise sensitivity levels (in land-use zones)

- **Forests**
  - Forest perimeters (in building zones)
  - Forest distance lines
How does it work?

- Enter parcels and restrictions into a database
- Spatial intersection of parcels and restrictions
- List restrictions per parcel
The Zürich Solution: Specialties

- Centralized Data Storage and Tools
- Processes (PLR definition / revision / removal) managed in one place
- Intermediate states of PLR‘s (work-in-progress) can be published and visualized
# The Zürich Solution: Process Definition

<table>
<thead>
<tr>
<th>Mandate / Draft</th>
<th>Pre-Assignment / Public Display</th>
<th>Designation / Approval</th>
<th>Remedial Procedure</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Respons. Authority</strong></td>
<td><strong>Topical Specialist</strong></td>
<td><strong>Cadastre Operator</strong></td>
<td><strong>Cant. Competence Center</strong></td>
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Different for each type of PLR

Pre-Assignement / Public Display

Remedial Procedure

Diagram: Flowchart showing the processes involved in the Zürich solution for PLR cadastre.
The Zürich Solution: Architecture
The Zürich Solution: Data Staging
Challenges

- Many internal and external **Stakeholders** and **Project Interfaces**
- Initial **Data Transfer**
- Introduction of a **new Data Management Tool**
- Install **new Processes** canton-wide
## Outlook

<table>
<thead>
<tr>
<th>Year</th>
<th>Action</th>
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<tr>
<td>2014 – 2015</td>
<td>Validation / Verification / Consolidation of the System</td>
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<tr>
<td>2015</td>
<td>Detailed planning of next phases</td>
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<tr>
<td>2016 – 2019</td>
<td>Adding of ~ 40 Communities per year</td>
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## Resources

<table>
<thead>
<tr>
<th>Description</th>
<th>Resource</th>
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</thead>
<tbody>
<tr>
<td>Zürich Cantonal Information Portal</td>
<td><a href="http://oereb.zh.ch">http://oereb.zh.ch</a> (no english version)</td>
</tr>
<tr>
<td>Zürich GIS Browser</td>
<td><a href="http://maps.zh.ch/oereb">http://maps.zh.ch/oereb</a></td>
</tr>
</tbody>
</table>
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